

MEETINGS TO DATE 15
NO. OF REGULARS 14
NO. OF SPECIALS 1

LANCASTER, NEW YORK
JULY 18, 1984

A Special Meeting of the Town Board and the Planning Board of the Town of Lancaster, Erie County, New York, was held at the Town Hall at Lancaster, New York on the 18th day of July 1984 at 7:30 o'clock P.M. and there were

PRESENT: STANLEY JAY KEYSA, SUPERVISOR
RONALD A. CZAPLA, COUNCILMAN
ROBERT H. GIZA, COUNCILMAN
DONALD E. KWAK, COUNCILMAN
JOHN T. MILLER, COUNCILMAN
GEORGE E. O'NEIL, PLANNING BOARD MEMBER
MILDRED WHITTAKER, PLANNING BOARD MEMBER
ANTHONY FRANJOINE, PLANNING BOARD MEMBER

ALSO PRESENT: ROBERT P. THILL, TOWN CLERK
RICHARD J. SHERWOOD, DEPUTY TOWN ATTORNEY
RICHARD BROX, PLANNING CONSULTANT
ROBERT L. LANEY, BUILDING INSPECTOR

PURPOSE OF MEETING - A MUNICIPAL REVIEW UNDER (SEQR)

A joint meeting between the Town Board and the Planning Board of the Town of Lancaster was held to discuss the following two matters: The environmental considerations and impact of the proposed rezone petition of Lura Ballagh for property located on the south side of Genesee Street, east of Gunville Road, within the Town of Lancaster and the proposed adoption of a new Zoning Ordinance to replace the present Zoning Ordinance of the Town of Lancaster.

The Supervisor, with the other Town Board members and Planning Board members, reviewed the "EAF Environmental Assessment - Part 11, Project Impacts and Their Magnitude" and executed said document for each of these projects

THE FOLLOWING RESOLUTION WAS OFFERED
BY COUNCILMAN KWAK , WHO MOVED
ITS ADOPTION, SECONDED BY COUNCILMAN
GIZA , TO WIT:

IN THE MATTER OF THE (SEQRA) REVIEW OF THE REZONE PETITION OF
LURA BALLAGH

Resolved, that the following Negative Declaration be adopted:

NOTICE OF DETERMINATION

NEGATIVE DECLARATION

PLEASE TAKE NOTICE, that the Town of Lancaster, acting as the designated lead agency under the State Environmental Quality Review Act, has reviewed the following described project, which was a Type 1 Action, through its designated Municipal Review Committee, and that committee found no significant environmental impact, the lead agency now issued a Negative Declaration for the purposes of Article 8 of the Environmental Conservation Law.

NAME AND ADDRESS OF LEAD AGENCY:

Town of Lancaster
21 Central Avenue
Lancaster, New York 14086
Richard J. Sherwood, Deputy Town Attorney
(716) 684-3342

NATURE, EXTENT AND LOCATION OF ACTION:

The proposed project is the rezone and development of a picnic grove and golf course with banquet facilities, and was determined to be a Type 1 Action under §617.12(b)(6)(i) and (b)(8) of the State Environmental Quality Review Act.

REASONS SUPPORTING DETERMINATION

The lead agency, the Town of Lancaster, through the review of the Municipal Review Committee, which is made up of the Town Board of the Town of Lancaster, together with at least three (3) members of the Town of Lancaster Planning Board, has found the project impacts to be as follows:

- (1) Physical changes to the project site will not cause a significant impact;
- (2) The project will have no impact on any body of water;
- (3) There will be a slight effect on surface or ground water quality;
- (4) There will be no alteration in the patter of the drainage flow in the Town;
- (5) The project will not affect air quality;
- (6) The project will not have an impact on any threatened or endangered plant or animal species, and will have a small to moderate impact on non-endangered species;

- (7) There will be small impact on the visual character of the community;
- (8) There will be no impact on historic resources;
- (9) There will be no impact on the quantity or quality of open spaces or recreational opportunities;
- (10) There will be a small impact on existing transportation systems;
- (11) There will be no impact on energy sources or supplies;
- (12) There will be no objectionable odors, noise, glare, vibration, or electrical disturbance as a result of this project;
- (13) There will be no impact on public health and safety;
- (14) There will be a small to moderate impact on the character of the existing community; and
- (15) There is no objection at this time to the project from within the community.

Signed s/s

Stanley Jay Keysa, Supervisor
Town of Lancaster

July 18, 1984

The question of the adoption of the foregoing Notice of Determination was duly put to a vote on roll call which resulted as follows:

COUNCILMAN CZAPLA	VOTED YES
COUNCILMAN GIZA	VOTED YES
COUNCILMAN KWAK	VOTED YES
COUNCILMAN MILLER	VOTED YES
SUPERVISOR KEYSA	VOTED YES
PLANNING BOARD MEMBER WHITTAKER	VOTED YES
PLANNING BOARD MEMBER O'NEIL	VOTED YES
PLANNING BOARD MEMBER FRANJOINE	VOTED YES

The Notice of Determination was thereupon unanimously adopted.

July 18, 1984

THE FOLLOWING RESOLUTION WAS OFFERED
BY COUNCILMAN KWAK , WHO MOVED
ITS ADOPTION, SECONDED BY COUNCILMAN
GIZA , TO WIT:

IN THE MATTER OF THE (SEQRA) REVIEW OF THE NEW PROPOSED ZONING
ORDINANCE OF THE TOWN OF LANCASTER

RESOLVED, that the following Negative Declaration be adopted:

NOTICE OF DETERMINATION
NEGATIVE DECLARATION

PLEASE TAKE NOTICE, that the Town of Lancaster, acting as the designated lead agency under the State Environmental Quality Review Act, has reviewed the following described project, which was a Typy I Action, through its designated Municipal Review Committee, and that Committee having found no significant environmental impact, the lead agency now issues a Negative Declaration for the purposes of Article 8 of the Environmental Conservation Law.

NAME AND ADDRESS OF LEAD AGENCY:

Town of Lancaster
21 Central Avenue
Lancaster, New York 14086
Richard J. Sherwood, Deputy Town Attorney
(716) 684-3342

NATURE, EXTENT AND LOCATION OF ACTION:

The proposed project is the adoption of a new Zoning Ordinance to replace the present zoning ordinance for the Town of Lancaster and was determined to be a Type I Action under §617.12 (b)(1) of the State Environmental Quality Review Act.

The proposed zoning ordinance will cover the entire Town of Lancaster outside of the Village of Depew and the Village of Lancaster.

REASONS SUPPORTING DETERMINATION:

The lead agency, the Town of Lancaster, through the review of the Municipal Review Committee, which is made up of the Town Board of the Town of Lancaster, together with at least three (3) members of the Town of Lancaster Planning Board, has found the project impacts to be as follows:

- (1) There will be no physical change to the project site;
- (2) The project will have no impact on any body of water:

- (3) The project will not affect surface or ground water quality;
- (4) There will be no alteration in the pattern of the drainage flow in the Town;
- (5) The project will not affect air quality;
- (6) The project will not impact on any threatened or endangered plant or animal species, and will have a small to moderate impact on non-endangered species.
- (7) There will be no impact on the visual character of the community;
- (8) There will be no impact on any historic resources;
- (9) There will be no impact on the quantity or quality of open spaces or recreational opportunities;
- (10) There will be no impact on existing transportation systems;
- (11) There will be no impact on energy sources or supplies;
- (12) There will be no objectionable odors, noise, glare, vibration, or electrical disturbance as a result of this project;
- (13) There will be no impact on public health and safety;
- (14) There will be a small to moderate impact on the character of the existing community;
- (15) There is no objection at this time to the project from within the community.

Signed s/s

Stanley Jay Keysa, Supervisor
Town of Lancaster

July 18, 1984

The question of the adoption of the foregoing Notice of Determination was duly put to a vote on roll call which resulted as follows:

COUNCILMAN CZAPLA	VOTED YES
COUNCILMAN GIZA	VOTED YES
COUNCILMAN MILLER	VOTED YES
COUNCILMAN KWAK	VOTED YES
SUPERVISOR KEYSA	VOTED YES
PLANNING BOARD MEMBER WHITTAKER	VOTED YES
PLANNING BOARD MEMBER O'NEIL	VOTED YES
PLANNING BOARD MEMBER FRANJOINE	VOTED YES

The Notice of Determination was thereupon unanimously adopted.

July 18, 1984

ADJOURNMENT:

ON MOTION OF COUNCILMAN KWAK, AND SECONDED BY THE ENTIRE TOWN BOARD AND CARRIED, the meeting was adjourned at 8:10 P.M.

Signed

Robert P. Thill
Robert P. Thill, Town Clerk